

# DRAFT

## Town of New Boston Selectmen's Meeting November 16, 2015

<b><u>PRESENT:</u></b>	Joe Constance	Selectman
	Dwight Lovejoy	Selectman
	Christine Quirk	Selectman
	Peter Flynn	Town Administrator

School Board Chairman Wendy Lambert and Brandy Mitroff of the public were present.

**A. CALL TO ORDER:** A regular meeting of the Board of Selectmen was called to order by Dwight Lovejoy at 6:00PM beginning with the Pledge of Allegiance.

**Consent Agenda-**The Selectmen signed the consent agenda. Christine moved to approve the consent agenda. Joe seconded the motion. All were in favor. 3-0

### **B. PUBLIC FORUM:**

School Board Chairman Wendy Lambert thanked the Selectmen on behalf of the School Board for extending NBCS plowing for one more year to allow the School District to plan for this for the future. Joe noted he and Wendy plan to meet with NBCS Principal Tori Underwood for lunch to talk about improving communications between the town and school officials. Dwight noted the former principals used to attend Selectmen's meetings periodically to provide updates to the Board as other town departments do, and he would like to reopen communication between the town and school officials.

### **Item 1: PUBLIC HEARING-Acceptance of Donations With Over \$5,000 In Value (As Required by RSA 32C) Re: Foot traffic Safety Committee:**

- \$20,000 Donation
- \$45,000 Donation

The Public Hearing opened at 6:08 PM. Peter noted this Public Hearing is required by state law as any donation over \$5,000 has to be approved in a Public Hearing. The Foot Traffic Safety Committee is doing very well with fundraising so far. A \$20,000 donation was received from Gail Parker and a \$45,000 donation was received from Carol Hess and Jed Callen. Joe moved to accept with gratitude a \$20,000 donation from Gail Parker and a \$45,000 donation was received from Carol Hess and Jed Callen for the purposes of the South Branch Footbridge. Christine seconded the motion. All were in favor. 3-0 The Public Hearing closed at 6:13 PM.

### **C. APPOINTMENTS:**

None.

### **D. OLD BUSINESS:**

**Item 2: Adoption of Public and Non-Public Minutes of November 2, 2015 and Public Minutes of November 4, 2015 Special Meeting:** The Selectmen reviewed the public and non-public minutes of November 2, 2015 and Special Meeting November 4, 2015. Joe moved that they all be accepted as presented. Christine seconded the motion. All were in favor. 3-0

#### **E. NEW BUSINESS:**

**Item 3: Review and Approval of 2016 Warrant Articles for Submission to Finance Committee:**

- **CIP Recommended-i.e. Bridges, Trucks, Fire Trucks, Revaluation, etc.**
- **Non-CIP Submissions-i.e. Fire Station Design Rendering work and others**

Peter reported these Warrant Article numbers are in draft form but they are expected to remain in this order. Dwight thanked Joe for his input in preparing the Planning Board Warrant Articles.

The Warrant Articles were then reviewed as follows:

- Article 13: This is for Dougherty Lane Bridge repair. This bridge has been closed for four years after the roadway was washed out. It was scheduled for bridge repair but was reprioritized and postponed. The Road Agent has been using an \$85,000 Warrant Article each year for several years for road improvements. This was for improvements to Old Coach Road. This project is almost complete and there is \$350,000 set aside to complete this project. The Road Agent is proposing using this type of Warrant Article this year for Dougherty Lane. He discussed this with the CIP Committee and they approved. The Highway Department and Road Agent will be the contractors on this project with professional engineering assistance. This is a small project compared to other bridge projects.
- Article 8: The Fire Wards submitted a request for \$19,500 to plan and design a new fire station to present to the town next year. Brandy thinks this amount seems low. Joe is on the Fire Station Building Committee and didn't feel it was low. This amount is for site testing and basic estimates. Joe reported he and the committee spent the day yesterday exploring fire stations up north and the information they gathered will be very helpful. Brandy asked about the Warrant Article language as it says "solid estimate" and a solid estimate is needed to present to the town next year. Brandy is concerned a bond would then be approved that is not enough money.
- The Finance Committee is meeting Thursday and that will complete the town portion of the 2016 budget. The proposed Operating Budget is expected to be ready this week with the lowest increase in many years, 2.6% as presented thus far.

#### **F. OTHER BUSINESS:**

**Item 4: Town Administrator's Report:**

- Town Hall Basement: The furnace is in; the room is sealed, safe and operating. The project is currently within budget. The stairs will be built. Dwight noted he spoke to the maintenance man today who had a concern and said to make sure a filter is on the tank.
- StairChair Lift: Expected to be installed tomorrow.
- Tree Cut v. Flagpole Removal: Peter will work with an arborist through the winter on a final plan.

- Fire Wards Ambulance FRQ: A final quote is not yet in. This is planned to be paid for from the ambulance revolving fund and not expected to be required on the ballot. Peter will research and confirm this.
- Town Ballot Article #31: This is from the 2015 Warrant. At the time the legality was questioned but it was included on the Warrant anyway. Town counsel advised the town to check with NH DRA last year, no answer was received at that time but Peter discussed this with the town DRA representative Jamie Dow recently who advised in writing that this warrant is not legal and should not be placed on the tax bills.
- The Finance Committee will meet again Thursday.

#### **Item 5: Selectmen's Reports:**

Joe reported the Planning Board finished revising Master Plan goals, guidelines and objective and will publish an article in the New Boston Bulletin.

Joe toured NH Fire Stations yesterday as part of his participation as the Selectmen representative on the Fire Station Design Committee. The Tuftonboro station was found to be very functional and attractive. Their population is comparable to New Boston's in the summer and their equipment is similar to New Boston's. Their station was built for \$1.8 million, underbudget, in 2013. New Boston has estimated a new station will cost \$2.6 million but more accurate estimates are expected. Architect Roger Dignard also attended along with Fire Department Personnel Wayne Blassberg, Dan Macdonald, Matt Beaulieu and Scott Hunter.

#### **Public Forum:**

Anthony Cormier of 18 Old Coach Road was present to meet with the Selectmen to discuss an issue involving the town right of way at his property. He attended the Old Coach Road Informational Meeting last week where his property was highlighted as the town's right of way and a culvert is planned on the front corner of his lawn. Cement will touch his septic system and he has recently learned his entire septic system is in the town's right of way. He is meeting with the Road Agent and Town Engineer Monday to discuss this. He purchased the property December 30, 2013. He recently contacted his attorney to investigate insurance available for this matter and to get this worked out for both parties. His attorney and insurance company are working on this and propose having an easement written into his deed. The insurance company will pay the attorney to write the easement to send to the town. Anthony reviewed the history of the wells and septic in the area. His house was built in 1890 with a well in the basement, in 1940 the house used a well across the street but that wasn't enough so a well and septic were moved to the current location. This was approved by several parties and there are plans showing several locations. He needs to replace his leachfield next year as the current one is failing. He has an Elgin design septic system that has a 10 year lifespan but it is going on 20 years. The septic can't be in another location due to the size and configuration of the lot. The title company is researching who is responsible for this. He is considering using a different septic design that would take up less room on the property. An engineer would need to make the plan but this is on the town's property so he is wondering who will pay for the engineering. The Selectmen said they will work with him on this. Everyone wants the septic and the deed done right. The Town Administrator and Selectmen will help with this. The title company will let Anthony know their decision and he will keep the Selectmen informed. He will also request that the street light near his property be decommissioned. Both of these issues will be discussed when he meets with the Selectmen again. He will be added to a future agenda.

School Board Chairman Wendy Lambert said she e-mailed Keith Ammon this afternoon about his petitioned Warrant Article #31 discussed above. At the time he had done research and spoke to Jamie Dow at the DRA prior to requesting Article 31. Keith is planning to contact Katie DiVasto at DRA to continue to pursue this.

**Item 6: Request for Non-Public per RSA 91-A: II, (c)-Personnel:** Joe made a motion to go into Non-Public session per RSA 91-A: 3II (d) (e) at 6:45 PM. Christine seconded the motion. All were in favor. 3-0 The Board then entered non-public session after a poll of all members.

**Move to exit Non-Public Session:** Joe made a motion to exit Non-Public Session at 7:05 PM. Christine seconded the motion. All were in favor. 3-0

**ADJOURNMENT:** Joe made a motion to adjourn the meeting at 7:06 PM. Dwight seconded the motion. All were in favor. 3-0

*Prepared by Maralyn Segien*